

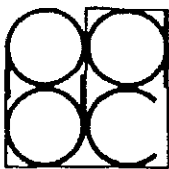
Patrick Henry Building
601 D Street, NW
Washington
District of Columbia

HABS No. DC-598

HABS
DC,
WASH,
338-

WRITTEN HISTORICAL AND DESCRIPTIVE DATA

Historic American Buildings Survey
National Park Service
Department of the Interior
Washington, DC 20013-7127



PENNSYLVANIA
AVENUE
DEVELOPMENT
CORPORATION

425 13TH STREET, N.W.
WASHINGTON, DC 20004

GENERAL CONSULTANTS

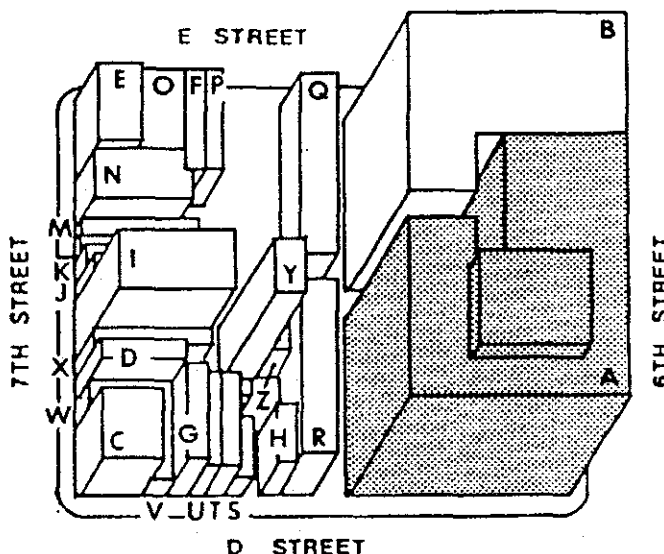
ANDERSON NOTTER / MARIANI
GENERAL PRESERVATION & CONSERVATION CONSULTANT
DEVROUX & FURNELL
ASSOCIATE ARCHITECTS
DAVID McLAREN HART & ASSOCIATES
PRESERVATION & CONSERVATION CONSULTANT
MONK DUNSTONE ASSOCIATES
COST ESTIMATING CONSULTANT

HISTORIC PRESERVATION PROGRAM

BUILDING DOCUMENTATION

HABS
DC,
WASH,
338-

Patrick Henry Building
601 D Street, NW
Lot 38



This documentation was produced for mitigation purposes by the Pennsylvania Avenue Development Corporation. Additional documentation exists for Square 457, within which this structure stands. For photographs, historical, and descriptive data on Square 457, see HABS No. DC-597.

GENERAL DESCRIPTION

The site includes the entire southeast quadrant of Square 457. Lot dimensions are one hundred eighty-eight feet and two hundred eighty feet on the north-south axis, one hundred-twenty feet and two hundred twenty-seven feet on the east-west axis. The corner lot is bounded on the east by the mid-block north-south alley, and on the north by the similarly-sized Bicentennial Building, which, due to grade, rises one story above the Patrick Henry Building. The building plan consists of a U-shape with uneven legs pointing north. The shorter leg of the "U" occurs on the northwest corner and responds to the alley that allows access to the central service court. The Sixth Street facade features a fourteen bay structural division, while along D Street there are eleven such bays. The main entrance to the building is three bays wide and occurs at the center of the D Street elevation. Both street facades are characterized by a recessed first and second floor that form a covered sidewalk. Because of the northward ascent of the grade the Sixth Street covered walk becomes a one-story space at its north termination, where it stops at the wall of the Bicentennial Building. The change in level is handled by a staircase on the fifth bay from the south. Another similar recess occurs on the top floor or penthouse, where a perimeter balcony is formed along the two facades. The structural grid, however, reaches up past the balcony parapet to the full building height to visually complete the parallelepiped generated by the two intersecting facades. The treatment of all exterior walls is based on a precast concrete panel design using exposed pebble aggregate. It is sized to fit one structural bay in width and one floor in height. This repetitive element is punctured by two large individual window openings occurring side by side. Directly below each window there is a recessed panel corresponding in width to the opening above. The freestanding columns on the street arcade and at the penthouse are clad in panels of the same material as that used in the facade. Window glazing is composed of two side-by-side lights in each opening, framed in bronzetone anodized aluminum. Random lights of reflective, bronzetone glass occur on both facades.

The interior layout consists of flexible floor plans serviced by a double-loaded corridor. A bank of eight elevators is located at the south end of the building. The southern portion of the main entrance lobby is double-height with walls clad in travertine panels.

ARCHITECTURAL SIGNIFICANCE

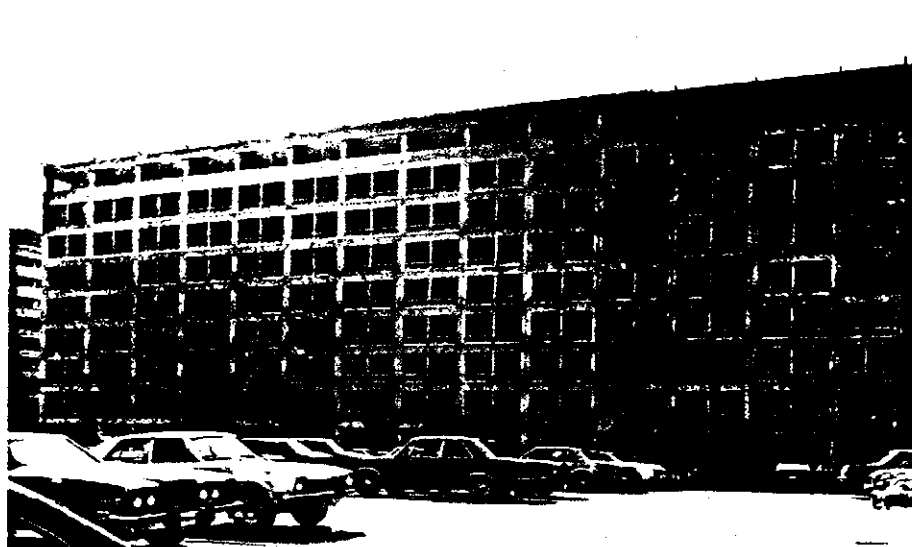
The Patrick Henry Building reflects an acceptable degree of competence in the modern design idiom. The large mass of the building echoes a classical rise consisting of the base, main volume and a top attic. The facade's precast concrete panels are shaped to articulate the wide planar expanses of the elevations. The hierarchy resulting from the panels' design emphasizes the predominance of the columns and floor slabs over the slender window mullions and sills. The indiscriminate repetitiveness of the cladding element imparts the monotonous rhythm that has come to be associated with modern office buildings.

Within its urban context, however, the Patrick Henry Building synthesizes the perpetual problem of large scale developments in a traditional environment. In spite of a successful attempt at bringing down the scale to reduce the monumentality of the facade by means of a careful articulation of its elements, the mass of the building cannot be fragmented, much less obscured. The facade's division into bays and floors and the relatively insignificant recesses on the precast panels cannot compete with the predominant feeling of a surface membrane over the gigantic volume of the building.

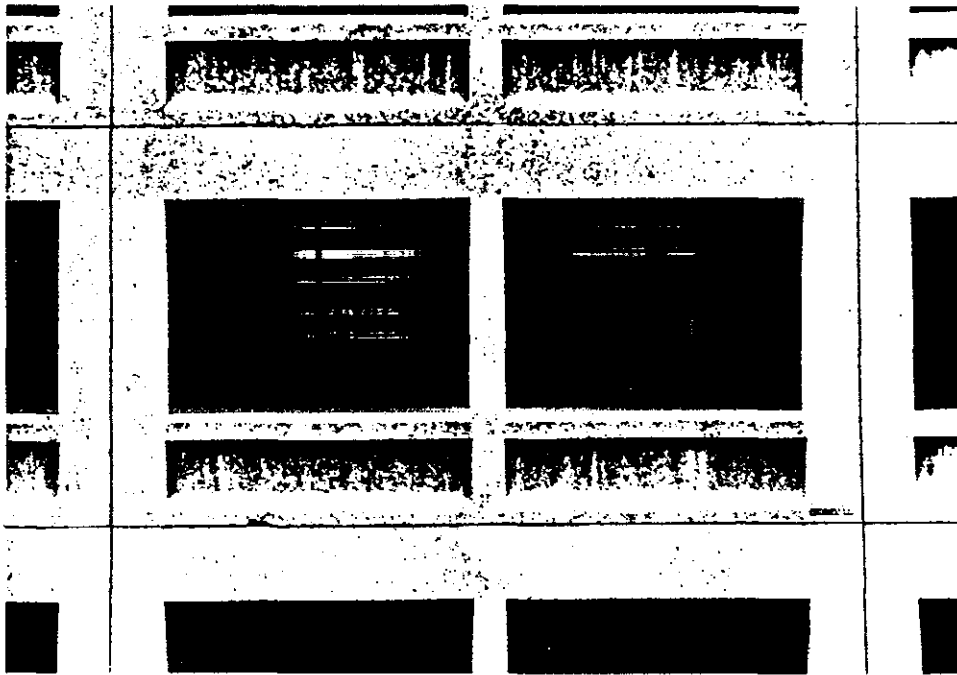
September 1979



OBLIQUE VIEW OF D STREET (SOUTH) AND SIXTH STREET (EAST)
FACADES



SIXTH STREET (EAST) FACADE



FACADE DETAIL: TYPICAL PRECAST CONCRETE FACADE PANEL AT INTERMEDIATE FLOORS



FACADE DETAIL: TYPICAL BAY OF UPPERMOST FLOOR

Lot 1
400-404 6 Street/601-603 D Street

Lot 1, when originally platted, was a rectangular area situated in the south-eastern corner of the Square (Bastert Plat Map, 1872). The Hopkins map of 1887 showed an east-west orientation of the buildings on the lot infringing marginally into the property of Lot 2. By 1892 the "Stewart Building, oriented east-west and occupying parts of Lots 1 and 2, was located at 400-402 6 Street. While the main entrance was on Sixth Street, individual storefront entrances were established along D Street (Hopkins Plat Map, 1892). By 1919 the structure had become more solidly rectangular and was labelled No. 800 (Baist Plat Map, 1919). The configuration remained consistent through the 1957 Baist map.

1819.....The lot was owned by William Hewitt.

1824.....Hewitt's lot was valued at \$899.00.

1829/33..Still in Hewitt's name, the lot assessment was \$1,124.00.

1844.....At this date in the tax records Lot 1 had become subdivided. These properties have been given individual listings.

Lot 1 South (Sublots 800, 38)
400-402 6 Street/601-603 D Street

This section of Lot 1 was located in the southeast corner of Square 457. It had a 0 Street frontage of 54.11'. By 1892 the Stewart Building (402 6 Street) occupied a rectangular site on part of original Lots 1 and 2. (Hopkins map, 1892). Because of its extensive, varied occupancy, names and occupations have been extracted in ten-year intervals.

1844.....William Hewitt's heirs were assessed \$988.00 for the land.

1859.....The Tax Assessment Records indicated a 54.11' front footage. \$3,953.00 was the lot assessment to William Hewitt's heirs.

1870.....An improvement value of \$6,500.00 was recorded for the corner lot.

1876
to

1890.....400 and 402 6 Street were the location of many professional practices, including law firms, dental offices, real estate and insurance offices, and a loan firm.

1878/79..The new owner was Catherine Burche. Her lot was valued at \$5,330.00.

1883/84..The lot, now under the ownership of Rebecca Mellen, fell in value to \$4,941.00. A lawyer, F.H. Fall, was listed in the Directories as tenant.

1892.....The Hopkins Plat Map named the "Stewart Building" on parts of Lots 1 and 2.

1893/94..Mellen was assessed \$8,235.00 for the ground and \$4,000.00 for improvements to the building.

1894
to

1913.....Second-hand clothiers were listed in the Directories at 603 D Street. Some owners named were Max L. Michaelson (1894-1895), Sakolski (1896),

Abraham Walsky (1899-1906), Samuel Bernstein (1907) and Rosenthal and Levy (1911-1913).

1899/

1900.....Rebecca Mellen's title was transferred to William W. Stewart. The land value was again \$8,235.00, and the building improvement assessment was \$1,600.00.

1901.....Lawyers were primarily established in the Stewart Building. Most often mentioned were William H. Manoque, Issac W. Nordinger and Frank P. Closs. Small businesses included a window cleaning company, dancing academy, stationary store and laundry.

1915

to

1923.....Barbers replaced the professional practices at 400 6 Street according to the Directories.

1917.....John E. Long owned a barbershop at 601 D Street, until 1921. At this time, the business expanded to Long and Booker, barbers. In 1929 Long and Booker established a billiards room at the same address, until 1935.

1919.....The lot had become No. 800 (Baist map).

1920.....Aside from the various professional tenants in the Stewart Building (lawyers, merchandise brokers, notary publics and brokers), long-term establishments included the National Window and Office Cleaning Co., Multigraph Printery and the Home Beneficial Association of Virginia.

1923

to

1925.....Yeonos and Papageorge's restaurant was located at 603 D Street until 1924. In 1925 Peter Yeonos was the single owner (City Directories).

1926.....A shoemaker, Salvatore Bottino, operated his business at 601 D Street. In 1929 Rocco Pellicano, another shoemaker, was established at this address.

1927

to

1935.....Capital Mirror Company was a long-term business at 603 D Street.

1930.....Early in the decade in the Stewart Building many rooms were listed as vacant; later, these spaces became filled with law practices. Also, Micheal E, Norman J., and Edward M. Buckley were named as bondsmen.

1936

to

1943.....Second-hand clothing stores had been situated at 601 D Street. This business was typical of the traditional commercial practice in this district.

1950.....The Stewart Building held the offices of the Boy Scouts of America, the National Guard Association of the U.S., the National Guard Publication, the Utility Workers Union of America, the National Medical Society, as well as Alfred Goldstein and Jason A. O'Shea, lawyers.

1956.....400-402 6 Street had been vacant according to the Directories. Stewarts Corner, a general merchandise store, was established at 601-609 D Street.

1960

to

1967.....There were no tenant listings for the Stewart Building or for 601 and 603 D Street in the Directories.

1981.....The lot is part of the site used for the Patrick Henry Building.

Lot 1 North (Sublots 845, 38)
404 6 Street

404 6 Street was originally part of Lot 1 (Bastert Plat Map, 1872). By 1887, Lot 1 had been equally subdivided into three properties, of which 404 6 was the northernmost area (Hopkins Plat Map, 1887). The north section was named 845 according to the Baist Plat Map, 1919, and 38 on the 1974 PADC Property Map.

1844.....L. Adams owned the lot. It was valued at \$361.00.

1859.....Alexander Lee assumed ownership of the lot. It was assessed for \$1323.00.

1870.....No lot assessment was given. The building improvement was \$5,000.00 to the Alexander Lee "Estate".

1873.....Robert Kitter, a physician, was established at 404 6 Street.

1878/79..Now owned by Miranda B. Smith, the lot assessment was \$1,925.00.

1883/84..Again, a change of ownership occurred, to Laura A. McCann. The lot value fell to \$1,504.00.

1893/94..Samuel S. Hoover was the new owner of the lot. The assessments for the land and building improvements were \$2,286.00 and \$3,200.00, respectively.

1899/

1900.....The tax listings remained unchanged from the 1893/94 records, except for the improvement value. This fell to \$2,800.00.

1899

to

1912.....Several lawyers had occupied the building on Sixth Street. The professionals included were Frank P. Class and John H. Adriann.

1915

to

1930.....Blanche and Walter Sidall were the tenants during this time.

1923

to

1954.....Thomas Green sold grocery goods at this address until 1942. From 1942 to 1954 he was a liquor dealer (City Directories).

1957

to

1967.....There were no listings in the Directories for this address.

1981.....The Patrick Henry Building lies on the entire southeast quadrant of Square 457.

Lot 2
605-609 D Street

When originally platted on the Bastert map of 1872, Lot 2 was a rectangular area situated in a southeastern quadrant of Square 457. The 1887 Hopkins map showed Lot 2 reduced to two slender areas by the infringement of Lot 1 into Lot 2. By 1892 the "Stewart Building", oriented east-west and occupying parts of Lots 1 and 2, was located at 400-402 Sixth Street. While the main entrance was on Sixth Street, individual storefront entrances were established along D Street. Five stores faced D Street, 601-609 (Hopkins Plat Map, 1902). By 1919 the structure had become more solidly rectangular and the property was labelled No. 800 (Baist Plat Map, 1919). The configuration remained consistent through the 1957 Baist Plat Map.

1819.....The lot was owned by William Hewitt, also the owner of Lot 1.

1824.....Hewitt still owned Lot 2. The lot was assessed for \$1,024.00.

1829/33..Hewitt's lot value was \$1,204.00.

1844.....At this date in the tax records Lot 2 had become subdivided. These properties have been given individual listings.

Lot 2 East. (Sublots 36, 38, 800)
605-607 D Street

The eastern section of original Lot 2 had a D Street frontage of 56.10-1/2'.

1844.....Lot 2 was divided into four parts. William Hewitt's heirs owned Part 1 and were assessed \$810.00 for the land. Part 2 was owned by Charles Lyons was assessed for \$59.00. \$299.00 was the lot value for Part 3, owned by Thomas J. Barnes. The property owner of Part 4, L. Adams, was assessed 361.00 for the land.

1859.....Hewitt's heirs were assessed 3,882.00 for the ground.

1878/79..Now titled to Catherine Burche, the assessment of the lot was \$4,336.00. Between 1879 and 1889 short-term tenants at 607 D Street included John Bell, tinware dealer; Max Lippman, clothier; and Hyman Bernstein, grocer.

1883/84..Rebecca R. Mellen had obtained Catherine Bruche's land title. She was assessed \$4,044.00 for the land.

1893/94..Mellen's lot value reached its high of \$6,470.00. The improvement value was \$3,000.00.

1896.....Solomon Rosenthal owned a second-hand clothing store at 605 D Street until 1909. A co-tenant in 1896 was Ernesto Caresco, a jeweler.

1899/
1900.....The frontage along D Street changed to 56.87'. William W. Stewart, owner of several lots on the Square, assumed ownership of this area. \$6,252.00 and \$6,400.00 were the lot and building improvement values, respectively.

1916
to
1943.....A billiard room was located at 607 D Street. Owners most frequently mentioned were Arthur P. Martin (1925 to 1934) and Long and Booker (1936 to 1943).

1924.....Until 1940 the Borden Creamery Company was established at 605 D Street.

1948

to

1954.....605 and 607 D Street were listed as vacant in the City Directories.

1956.....Stewarts Corner, a general merchandise store, was located at
601-609 D Street.

1900

to

1967.....There were no listings for 605 and 607 D Street.

1981.....The lots are incorporated in the large site used for the Patrick
Henry Building.

Lot 2 West (Sublots 37, 38, 800)
609 D Street

The western section of original Lot 2 had a D Street frontage of 3'.

1844.....Lot 2 was shown to be divided into four areas. Part 1, owned by William Hewitt's heirs, was assessed \$810.00 for the ground. Part 2 was valued at \$59.00, owned by Charles Lyons. \$299.00 was the lot value of Part 3, owned by Thomas J. Barnes. Part 4, titled to L. Adams, was given an assessment of \$361.00.

1859.....The property, including a background area, was held by Alexander Lee. This lot value was \$1,589.00.

1878/79..Edward Devlin had acquired the land. It was assessed for \$300.00.

1883/84..The record was unchanged from 1878/79. Between 1883 and 1889 Louis and Mary Schultz had a flower shop at 609 D Street.

1893/94
and

1899/

1900.....Devlin's lot value had increased to \$480.00.

1899

to

1913.....Second-hand clothing stores occupied 609 D Street during these years. Owners were Samuel and Simon Marks, Max L. Michaelson and Philip Yudelevit.

1908

to

1922.....A clothing store was run by Jacob Waskow according to the Directories.

1923

to

1943.....Following J. Waskow was another long-term clothing store owner, Keil Isadore.

1956.....601-609 D Street was used for a general merchandise store, Stewart's Corner.

1960

to

1967.....There was no listing for the 609 D Street building.

1981.....The site of the Patrick Henry Building on the southeastern quadrant of the Square includes this area.

Lot 2 Background (Sublot 38)

The background areas are unidentifiable from contemporary plat maps and tax records; therefore, no tenant information is available concerning these areas.

1844.....Lot 2 was divided into four areas. Part 1 was owned by William Hewitt's heirs and assessed for \$810.00. Charles Lyons was assessed \$59.00 for Part 2. \$299.00 was the lot value for Part 3, owned by Thomas J. Barnes. L. Adams, owner of Part 4, was assessed \$361.00 for his land.

1859.....A background property was owned by H. F. Condict. This lot value was \$1,197.00. Another area was included in the assessment for the western part of Lot 2, owned by Alexander Lee.

1878/79..Henry F. Condict was assessed \$599.00 for his lot. The background area to the western part of Lot 3 was given a separate heading from this date. Miranda B. Smith assumed ownership of the land valued at \$675.00.

1883/84..Condict's title was transferred to Belle Bond, while Laura A. McCann obtained the rights to Smith's property. The lot values remained stable.

1893/94..Samuel S. Hoover and Christian Ruppert were the new lot owners. They were assessed \$1,012.00 and \$893.00 for their lots and for improvements to their buildings.

1899/
1900.....There was only one change from the 1893/94 record: Ruppert's title was now assumed by Edwin Sutherland.

1981.....The areas have become integrated in the Patrick Henry building site, located in the southeastern quadrant of Square 457.

Lot 3
611-617 D Street

When originally platted on the 1872 Bastert Plat Map, Lot 3 was located in a southeastern quadrant of the Square. It was an L-shaped area with an approximate 60' D Street frontage. By 1887 the upper (northern) extension had become detached, creating two rectangular sections divided by a public alley. Also, these two major sections were internally subdivided (Hopkins Plat Map, 1887). The 1919 Baist map revealed four slender buildings along D Street and one undivided background property. This configuration remained unchanged until the early 1970's when the areas became part of the Patrick Henry Building property.

1819.....The lot was titled to John Guest. Lot and building improvement values were not recorded in this year.

1824.....Thomas Bates had acquired the property. The lot was assessed \$1361.00.

1829/33..The Record showed a division of Lot 3 into eastern and western areas. Refer to the individual listings for further information concerning Lot 3.

Lot 3 East (Sublots 801, 38)
611 D Street

1829/33..Charles Lyons was the eastern property owner. He was assessed \$500.00 for the ground, \$800.00 for improvements to the structure.

1844.....The owner and lot value were unchanged from the 1879/33 record. No improvement value was indicated.

1859.....The D Street frontage was 12.6'. The owner, Alexander Lee, was assessed \$1256.00 for his ground.

1870.....The Alexander Lee "Estate" was assessed \$400.00 for improvements to the structure.

1875
to

1881.....Second-hand furniture was sold at 611 D Street by Edward Oevlin.

1878/79..Edward Oevlin had assumed ownership of the property. \$1573.00 was his total land value.

1883/84..Devlin's lot value was \$1570.00. In 1883 Rosa Casassa, a confectioner, was located at this address. Another leesees was Samuel M. Burgee, a lock and gunsmith.

1889
to

1890.....Edward Devlin reappeared in the Oirectories, this time as a shoe dealer and locksmith.

1891
to

1916.....The building was used as a clothing store, a typical use for structures on O Street during these years.

1893/94..Devlin's lot and improvement assessments were \$2512.00 and \$1000.00, respectively.

1899/

1900.....The ground value dropped to \$2010.00. The improvement value was \$800.00. Devlin was still the landowner.

1903.....The Baist Plat Map indicated the lot number was 801.

1917

to

1923.....A locksmith by the name of J.C. Whisman was listed in the Directories.

1926

to

1937.....The building was used as a barbershop.

1948.....The building returned to its tradition function as a clothing store.
The owner was Michael Sobel.

1954

to

1967.....There were no tenant listings in the Directories.

1981.....The lot has become part of the large area used for the Patrick Henry Building. The site includes the entire southeast quadrant of the Square.

Lot 3 Central (Sublots 803, 38)
613 O Street

The property had a D Street frontage of 12.6' (1878/79 Tax Assessment Record). It was bordered to the north by a narrow public alley. The 1919 Baist Plat Map revealed the lot number was 803. By 1974 the number had changed to 38 (PADC Property Map, 1974).

1878/79
and

1883/84...John Rodgers, owner of the lot, was assessed \$1573.00 for the ground. An improvement value was not given. Rodgers also was the owner of an umbrella and parasol shop. The business closed in 1895.

1893/94...Margaret S. Rodgers assumed the ownership of John Rodgers' property. The value of the land increased to \$3512.00. The building improvement value was \$600.00.

1899/
1900.....

The land was now owned by William W. Stewart. His lot assessment was \$2010.00 while his building improvement value was \$600.00.

1902
to

1912.....Second-hand clothes were sold by short-term tenants, including Samuel Bernstein, and Morris and Jacob Waskow.

1913
to

1919.....A shoe dealer, Joseph Zoffin, was listed (Directories).

1927
to

1929.....J. C. Whisman was listed at 613-615 O Street, owner of a hardware shop (Whisman had been established at 611 D Street between 1917 and 1923).

1931
to

1943.....Leonard Lusimano's shoe repair store was a 12 year business practice.

1954
to

1967.....No listings were included in the City Directories for 613 D Street.

1981.....The Patrick Henry Building fills the southeast quadrant of the Square, including this area.

Lot 3 Central (Sublots 27,38)
615 D Street

Lot 27, part of original Lot 3, was introduced on the 1898 Hopkins Plat Map. The area was rectangular in shape.

1878/79...Joseph Scholl had acquired the property. He was assessed \$2190.00 for the land.

Mrs. M. Y. Hart, a dressmaker, and Scholl, a physician, were lot tenants in 1878. Scholl was listed in the Directories until 1902.

1883/84...Scholl's lot value was still \$2190.00.

Between 1884 and 1889 Lucas G. Milovich had a grocery store at this address.

1893/94...Caroline Scholl obtained the property title. She was assessed \$3504.00 for the land, \$2000.00 for building improvements.

A brewing company was owned by Joseph Schlitz between 1894 and 1889.

1899/

1900.....Joseph Scholl was retitled the property. The lot and improvement value depreciated to \$2803.00 and \$1800.00, respectively.

1902

to

1907.....Second-hand clothing stores were established in the building by numerous owners.

1920

to

1927.....A locksmith, Jason C. Whisman, was named in the Directories. (In 1927, the address appeared as 613-615 D Street).

1930

to

1936.....The building functioned as a restaurant which had numerous short-term owners.

1948

to

1956.....The building accommodated the Commodore Restaurant.

1974.....The area had become part of Lot 38 (PADC Property Map, 1974).

1981.....The lot is included in the site of the Patrick Henry Building, located
in the southeast quadrant of the Square.

Lot 3 West (Sublots 28, 38)
617 D Street

1829/33..Thomas Bates owned the area. He was assessed \$1314.00 for the land.

1844.....Thomas Bates and W. Redin were the property owners. The lot assessment remained stable.

1859.....The western area had a D Street frontage of 47.4½'. \$7B16.00 was the land value assessed to J. and T. Galligan.

1870.....Thomas Galligan had two building improvement assessments to his western property - the eastern for \$400.00 and the western for \$5500.00.

1878/79..The area had become No. 28 according to the Record. Mary Moore was assessed \$2190.00 for the land. Between 1879 and 1919 restaurants/saloons had been established at this address.

1883/84..The title had been transferred to Lorenzo Doro Matteson. The lot value was still \$2190.00.

1893/94..Matteson had relinquished his title to Gottlob Aufrecht. The value of the ground was \$3504.00. The improvement value was \$1800.00.

1899/
1900.....The owner was unchanged. The lot and improvement values were \$2803.00 and \$1600.00, respectively.

1932
to

1937.....The Old Stand, a second-hand clothing store, was located at 617 D Street.

1934
to

1936.....Jason C. Whisman and William Minter were tenants.

1940

to

1943.....Benjamin Weinstein's second-hand clothing shop followed the Old Stand store.

1954

to

1967.....No listings were included in the City Directories for 617 D Street.

1974.....The PADC Property Map showed the lot as Number 38.

1981.....The site of the Patrick Henry Building, which includes this lot, incorporates the entire southeast quadrant of Square 457.

Lot 3 Background
(Sublots 29, 30, 31, 35, 38)

This lot had originally been the northern quadrant of Lot 3. By 1887 it had become detached from Lot 3 and internal subdivisions had arisen (Hopkins map, 1887). On the 1903 Baist map the small rectangular areas were specifically labelled 29, 30, and 31. Lot No. 35, diagrammed as an undivided area, emerged on the Baist map of 1919. This configuration remained intact until the early 1970's. At this time the PADC Property Map showed a large public parking area on the southeast quadrant of the Square. Later, the Patrick Henry Building was constructed on this expansive site. Since the background lot was an alley property with no address, tenant information is not available.

1878/79

and

1883/84..Lots 29, 30, and 31 were owned by Anthony Buckley. He was assessed \$427.00 for each lot.

1893/94..Each lot had an \$853.00 value, and \$400.00 building improvement value. Buckley was still the owner.

1899/

1900.....The lots decreased in value, to \$640.00. The improvement value was \$200.00 for each building. The owner was unchanged.

1981.....The lots have become integrated in the Patrick Henry building site, which occupies the southeast quadrant of the Square.

Lot 4
619-623 D Street

By the earliest plat map (1872, Bastert), lot 4 had already been subdivided into various sublots, A,B,C and background properties (see separate listings). The Tax Assessment Records indicate a single lot until 1844.

1819.....Abigail Pollock owned the lot.

1824.....Pollock's lot was assessed for \$1,477.00.

1829/33..The new owner was Charles W. Boteler. The lot assessment was \$1969.00 with an \$800.00 building improvement value.

1844.....The lot was subdivided in the Records. Refer to the individual listings for further City Directory, building permit and tax assessment information.

Lot 4 East (Sublot A)
619 D Street

Lot A first appeared in the Tax Assessment Records in 1844. The 1872 Bastert Plat Map diagrammed the lot as a slender rectangular area located in a southern, central quadrant of the Square.

1844.....George Amerige was titled the land. It was assessed for \$986.00.

1859.....Jason Dixon assumed ownership of the lot. The lot value increased substantially to \$4932.00. No building improvement value was recorded.

1870.....A Buckley owned the lot which was assessed \$1400.00 for improvements to the building.

1877.....In 1877 Emanuel S. Justh established a second-hand clothing store, which was to become a family enterprise. Between 1885 and 1908 Joseph S. Justh ran the business. Mrs. Kate W.C. Justh was the owner in 1909. The last proprietor was William S. Justh who ran "Justh's Old Stand" from 1929 to 1931.

1878/79
and

1883/84..Anthony Buckley's lot was assessed for \$3273.00.

1893/94..Buckley's land value increased to \$5230.00 with a \$600.00 building improvement value.

1899/

1900.....Buckley still owned the property. The lot value fell to \$4190.00. The building improvement value was \$600.00.

1932
to

1937.....There was no listing in the City Directories during these years.

1940
to

1967.....Numerous private and conglomerate parking companies had used the lot for auto parking: William B. Ellis (1940), United Parking Company (1942), Harvey A. Jacob (1943), Melvin M. Green (1948), Ward's Parking Service (1954-1962), and Parking Management, Inc. (1964-1967).

1981.....The lot has become integrated with the large area used for the Patrick Henry Building.

Lot 4 Central (Sublots C, 804, 852)
621 D Street

Sublot C of original lot 4 was a small rectangular area. Its original front footage was 13.1'.

1844.....Mary Ann Schields owned the property. The lot value was \$249.00.

1850
to

1862..... Prior to 1870, the 621 D Street address was possibly 416 D. Mrs. Jane S. Burruss had a boardinghouse at this address.

1859.....The lot was now owned by J.M. Jamieson, in trust. His land assessment was \$1371.00.

1875
to

1883.....Mrs. M. J. Hunt owned a fancy goods store at this address.

1878/79
and

1883/84..J.M. Jamieson, trustee, J. Barnes, was assessed \$1741.00 for the land.

1899
to

1913.....Second-hand clothiers occupied the structure. Among them were Solomon Schlomberg, Simon Atlas, Reuben Goldstein and Simon Jacobson.

1893/94..The owner was unchanged from the 1883/84 Tax Assessment Record. \$2620.00 was the lot value, and \$500.00 for the building improvement value.

1899/
1900.....

The tax records indicated that Jamieson's lot assessment decreased slightly to \$2096.00. The value of improvements was \$900.00.

1915
to

1921.....The City Directories recorded 621 D Street as vacant.

Lot 4 Central (Sublots C, 804, 852)
621 D Street

Sublot C of original lot 4 was a small rectangular area. Its original front footage was 13.1'.

1844.....Mary Ann Shields owned the property. The lot value was \$249.00.

1850

to

1862.....Prior to 1870, the 621 D Street address was possibly 416 D. Mrs. Jane S. Burruss had a boardinghouse at this address.

1859.....The lot was now owned by J.M. Jamieson, in trust. His land assessment was \$1371.00.

1875

to

1883.....Mrs. M. J. Hunt owned a fancy goods store at this address.

1878/79

and

1883/84..J.M. Jamieson, trustee, J. Barnes, was assessed \$1741.00 for the land.

1889

to

1913.....Second-hand clothiers occupied the structure. Among them were Solomon Schlomberg, Simon Atlas, Reuben Goldstein and Simon Jacobson.

1893/94..The owner was unchanged from the 1883/84 Tax Assessment Record. \$2620.00 was the lot value, and \$500.00 for the building improvement value.

1899/

1900.....The tax records indicated that Jamieson's lot assessment decreased slightly to \$2096.00. The value of improvements was \$900.00.

1915

to

1921.....The City Directories recorded 621 D Street as vacant.

1924.....The Baist map showed the lot was renamed 804.

1927

to

1937.....621 became 621-623 D Street according to the Directories. Service stations were situated at this address.

1939.....The lot became No. 852 according to the Baist map.

1939

to

1967.....There was no listing in the Directories for 621-623 D Street.

1974.....The PADC Property Map showed the lot was included in a large parking area which covered much of the eastern part of the Square.

1981.....The Patrick Henry Building presently lies on the southeast half of Square 457, and includes this lot.

Lot 4 West (Sublots C, 805, 852)
623 D Street

The small rectangular lot had a D Street frontage of 13.1'. It was flanked by a similarly sized lot to the east, and narrow public alley to the west.

1844.....The owner of the lot was James P. McKean. The land value was \$274.00.

1855.....McKean was a bookbinder at 414 D Street, the address prior to 1870.

1859.....McKean's lot assessment had risen to \$1247.00.

1865

to

1874.....John J. Peabody, locksmith/gunsmith, was established in the building.

1870.....The lot ownership was assumed by Peabody. His building improvement value was \$1000.00.

1878/79..Minnie J. Hunt was titled the property. The assessed lot value was \$1559.00. Between 1878 and 1881 Mrs. Hunt had a fancy goods store at this address.

1883/84..The owner and lot assessment were unchanged from 1878/79.

1884

to

1901.....John F. and Laura L. Sheiry, printers, were established at 623 D Street.

1893/94..Minnie Hunt was assessed \$2618.00 for the lot, \$2000.00 for improvements to the building.

1899/

1900.....Hunt's ground value was \$2094.00 with an \$1800.00 building improvement value.

1906

to

1917.....J. W. Jordan and Company, printers' supplies, had occupied the building according to the City Directories.

1924.....The Baist map indicated the lot was renamed 805.

1915

to

1926.....Richard T. Scott, "Signs", was listed in the Directories as tenant. Between 1924 and 1926 another tenant was the Capital City Mirror Works.

1927

to

1937.....623 became 621-623 D Street (City Directories). Service stations were situated at this address.

1939.....The lot number became 852 according to the Baist Plat Map.

1939

to

1967.....There was no listing in the Directories for 621-623 D Street.

1974.....The PADC Property Map indicated the lot was part of a large parking area.

1981.....The lot is included on the site of the Patrick Henry Building, which covers the southeastern quarter of the Square.

Lot 4 (Sublot B)*

Lot B was basically a small square lot situated behind lots A and C when platted according to the Bastert map, 1872. A north-south alley ran along its western side.

1844.....John L. McKeldren was assessed \$460.00 for the lot.

1859.....The lot value increased to \$1034.00 to McKeldren.

1870.....McKeldren's building improvement value was \$400.00.

1878/79

and

1883/84..The title of lot B was transferred to Anthony Buckley. His lot assessment was \$1150.00. No improvement value was given.

1893/94..Buckley's lot value had risen to \$2301.00.

1899/

1900.....The land, still in Buckley's name, fell to \$1726.00. The building improvement value was \$100.00.

*Since Lot B was a background property with no address listing, tenant data is unavailable.

Lot 4 (Sublot 33)

Sublot 33 was basically a square area located behind Lot B, in an approximate center quadrant of the Square. The northern and western sides bordered on alleys. The lot first appeared as No. 33 on the 1903 Baist Map. No building permit, tenant, or Tax Assessment listings are available since this was an alley (background) area with no address.

Lot 23 South (Sublots 838, 38)
418 6th Street

The southern part of Lot 23 had dimensions similar to those original lots which lined Sixth Street: it was a slender rectangular area with a Sixth Street frontage of approximately 30'. The Baist Plat Map of 1919 indicated that the lot had become 838; on the PADC Property Map again the lot was renamed to No. 38.

1819.....David Burns' heirs were owners of this lot.

1824.....Thomas E. Anderson had acquired the property. It was assessed for \$576.00. \$200.00 was the building improvement value.

1829/33...Anderson was assessed \$652.00 for the ground, \$3500.00 for improvements to the building.

1844.....The Record showed that Thomas Anderson owned Lot 23 in its entirety. The southern area was assessed \$1036.00. The building improvement value was not given.

1859.....Anderson was still the owner of the lot. The ground value increased considerably to \$3359.00.

1870.....Again an increase in the lot assessment was recorded, to \$4800.00.

1878/79...Anderson's lot assessment was \$4367.00. No improvement assessment was recorded.

1883/84...The lot value continued to decrease; it was \$3963.00 for these years. The owner was unchanged.

1890.....A boarding house was managed by Nannie Pastorfield. She reappeared in the Directories in 1893.

1893/94...The proprietorship of the lot was transferred to Angelina Wallen. The lot value reached a high of \$5206.00. The value of improvements to the structure was \$4000.00.

1899/

1900.....Angelina Wallen was assessed \$5309.00 and \$3500.00 for the lot and building improvements, respectively.

In 1899 and 1900 a detective, James Kellen, was listed at this address.

1902

to

1908.....Periodically named in the Directories was William E. Whitson, a physician.

1915

to

1927.....Dwellers at 418 6th Street included Howard R. Cannoles, Mrs. Mary Dove, Frank J. Hadey and Sarah V. Zahn.

1919.....The Baist Map labelled the lot 838.

1928

to

1933.....The building was vacant.

1934

to

1954.....Ernest Gichner, "metal works", was listed in the Directories.

1956.....The Endust Corporation and Daycon Products Company leased space in the structure.

1960.....The building was vacant.

1974.....The PADC Property Map indicated that 38 was the lot number.

1981.....The lot has become part of the site of the Patric Henry Building.

Lot 23 North (Sublots 837, 38)
420 6th Street

Platted initially on the 1887 Hopkins map, the lot was rectangular in shape, bordered on the west by a public alley.

1819.....John Major was the northern lot owner. No assessments were given for the lot or improvements.

1824.....Major's lot was assessed \$342.00 while his building improvement value was \$200.00.

1829/33...\$386.00 and \$3300.00 were Major's lot and improvement values.

1844.....Now in the name of Thomas Anderson, the lot was valued at \$614.00.

1859.....The ownership had again changed to Moses Kelly, in trust. The assessment for his property was \$2754.00.

1870.....Retitled to Gabriel Johnston, the building had an improvement value of \$5600.00.

1876

to

1881.....Gabriel Johnston, a physician, had a practice at 420 6th Street.

1878/79...Moses Kelly, in trust, and G. Johnston were assessed \$3580.00 for the land.

1883/84...Acquired by Isabella Johnston, the land was assessed for \$3167.00.

1890

to

1902.....Alice Collins ran a boarding house at 420 6th Street.

1893/94...The property rights had been transferred to Bernard Schloberg. \$4269.00 and \$3800.00 were the lot and building improvement values, respectively.

1899/

1900.....Schlosberg's lot and improvement assessments dropped slightly to \$4131.00 and \$3500.00.

1915

to

1950.....Numerous dwellers were listed in the Directories during these years. The lengthiest tenants were Maud C. Miller (1915 to 1921), Paul Underwood (1932 to 1940), and Mrs. Jennie Underwood (1942 to 1950).

1919.....The Baist Plat Map indicated the lot was No. 837.

1954

to

1956.....The building was used by the Endust Corporation and the Daycon Products Company.

1960.....The structure was vacant.

1974.....The PADC Property Map revealed a change in the lot number, to 38.

1981.....The lot is included on the site of the expansive Patrick Henry Building.

Lot 24
414-416 6 Street

When originally platted (Bastert Plat Map, 1872), Lot 24 was rectangular in shape and was located in the central, eastern section of Square 457. An alley boarded it to the west.

1819.....Philip Mauro owned lot 24. No other listings were given.

1824.....Mauro's lot value was \$930.00 and his building improvement value was \$3500.00.

1829/33..Mauro was still owner of lot 24. The lot assessment increased marginally, to \$1054.00. \$3200.00 was the assessment for building improvements.

After this listing the Records indicated the subdivision of Lot 24 into northern and southern areas. Please refer to these individual listings for further information.

Lot 24 South (Sublots 840, 855, 38)
414 6 Street

The southern section of Lot 24 had a frontage of Sixth Street of approximately 25'.

1844.....Thomas Barnes owned the property, assessed for \$765.00.

1859.....George W. Simpson acquired the title from Barnes. The lot value appreciated considerably to \$2834.00.

1870.....Another fluctuation in ownership occurred, to D.R. McNair. A lot assessment was not given. The assessment for improvements to the structure was \$5000.00.

1878/79..Dunning R. McNair's lot value was \$3684.00.

1883/84..The value of the lot was \$3259.00. The owner was unchanged.

1893/94..Abraham Fisher was named as the owner. \$4893.00 and \$500.00 were the lot and building improvement values, respectively. In 1894, co-tenants were Thomas Swearingen, land agent, and Brandes Bauer Perles, publisher. Also listed was a newspaper, The Deutsche Press.

1895
to

1902.....During these years a diversity of tenants occupied the building. These included Samuel Hyman and Robert J. Murray, lawyers; Hollister Pond, a plumber; A. Stefan, an upholsterer; and John F. LeBarnes, a junk dealer.

1896.....Mary F. Christ ran a boarding house at 414 6th Street.

1899/

1900.....The new owner was Caroline King. She was assessed \$4251.00 for the lot, \$3500.00 for building improvements.

1913

to

1918.....In 1913, Marie L. Calwell used part of the building as a boarding house. A press association, the Venable Company, also leased space in the structure.

1919.....The Baist Plat Map named the Lot 840.

1919

to

1935.....A tenant turn-over occurred every year during this period.

1936

to

1942.....Nathan N. Bondaroff had a tailor shop at 414 6 Street. Other tenants named were William T. Greenwell and James C. Merrill.

1948.....The lot appeared as No. 855 on the Baist Plat Map.

1954.....James C. Carr sold real estate at this address.

1956.....The U.S. Window and House Cleaning Company was named in the Directory.

1974.....The PADC Property Map renamed the area No. 38.

1981.....The lot is included on the site of the Patrick Henry Building.

Lot 24 North (Sublots 839, 38)
416 6 Street

The northern section of original Lot 24 had a sixth Street frontage of approximately 30'. It was named 839 on the 1919 Baist Plat Map, and retitled 38 on the PADC Property Map of 1974.

1844.....Elizabeth Lee was the owner. Her lot was assessed for \$910.00.

1859.....Lee's lot assessment had increased significantly to \$3369.00. No improvement value was given.

1870.....Now in the name of Mrs. A.M. Washington (i.e. Elizabeth Lee), the improvement assessment was \$5000.00.

1871
to

1883.....Lawyers were listed in the Directories. Most frequently mentioned were Walter Davidge and R.B. Washington.

1878/79..Elizabeth Lee's lot value had risen to \$4372.00.

1882
to

1886.....A stenographer, Albert Harper, was the tenant at 416 6 Street.

1883/84..The Records showed a depreciation of Lee's lot value, to \$3868.00.

1893/94..The owner was unchanged. The lot assessment reached its highest value of \$5213.00. \$5000.00 was the building improvement assessment. For three years, between 1893 and 1895, Mary J. Smith ran a boarding house at 416 6 Street.

1899/

1900.....Elizabeth Lee Washington was assessed \$5045.00 for her lot and \$3800.00 for improvements to the structure.

An artist was living at this address whose name was Ada M. Green.

1915

to

1922.....Mrs. Lavina Church was listed as the tenant.

1923

to

1950.....Rooms were rented by Beulah L. Skinner. Boarders included James W. Fletcher, Robert Reed and Mrs. Pricilla J. Reed.

1956.....The building was vacant.

1960

to

1967.....There were no listings in the Directories.

1981.....The area is included in the site of the Patrick Henry Building.

Lot 25 (Sublots 842, 841/854, 38)
410-412 6 Street

When platted on the Bastert Plat Map, 1872, lot 25 was a rectangular area located in a southeast section of the Square. The 1887 Hopkins map and subsequent Baist maps indicated two buildings on the lot. Also, there are separate tenant listings for 410 and 412 6 Street. The Tax Assessment Records, however, showed a single owner for lot 25; therefore, the Tax Records, City Directory and map findings have been combined.

1819.....Philip Mauro owned Lot 25, as well as Lot 24.

1824.....Mauro's lot assessment was \$916.00. No improvement value was given.

1829/33..There was a slight increase in the value of the ground, to \$1039.00, still in Mauro's name.

1844.....Thomas Barnes had become the lot owner. He was also named as owner of the southern part of Lot 24. The lot was assessed \$1650.00.

1859.....Barnes' title had been transferred to Thomas Parker. A sizable increase in the lot value had occurred, to \$6111.00.

1870.....Parker's building improvement value was \$13,000.00 for the entire lot.

1877
to

1918.....A long period in which the building at 410 6 Street was used as a boarding house. Owners included Lillie Mason, Charlotte Thomas, Maria Van Alshme, Mary McFerran and Rose Fisher. Rose Fisher's husband, Abraham Fisher, sold real estate between 1902 and 1917.

1878/79..Parker's lot assessment was \$7944.00. 412 6 Street was used as a boarding house under the ownership of Elizabeth Wall (1878 to 1899).

1883/84..The Tax Records indicated that Parker's lot assessment had dropped to \$7028.00.

1886

to

1889.....Altheus J. Johnson and William Wood practiced law at 412 6 Street.

1893/94..Parker's lot and improvement values reached a high of \$9492.00 and \$9000.00, respectively.

1899/

1900.....\$9167.00 and \$7000.00 were recorded for the lot and building improvement assessments. Parker was still the lot owner.

1902.....Rebecca A. Wolfe replaced Elizabeth Wall as boarding house owner at 412 6 Street.

1916

to

1940.....Since 410-412 6 Street had "furnished rooms" for rent, there was a very transitory period of occupancy. A sampling of dwellers included Norma M. Cox, Milton and Nettie Roth, Robert MacArtor, George Cummings, Charles Davis and Shiloh and Lola B. Bryan.

1919.....The Baist Plat Map indicated 410 6 Street as lot 842 and 412 6 as Lot 841. In 1948 841 became 854 (Baist Map).

1940

to

1954.....The Court Hotel was established at 410 6 Street.

1960

to

1967.....Georgetown University used the 412 6 Street building as dormitories.

1974.....The PADC Property Map showed the southeast complex of lots as No. 38.

1981.....Lot 25 is included on the site of the Patrick Henry Building.

Lot 26
406-408 6 Street

When originally platted (Bastert Plat Map, 1872). Lot 26 was an L-shaped area located in a southeast corner of Square 457. The frontage along Sixth Street was approximately 50'. Its western side was bordered by an alley.

1819.....William Hewitt was the owner of the lot. No lot or improvement value was given.

1824.....Hewitt was assessed \$592.00 for the lot, \$2600.00 for building improvements.

1829/33..The lot assessment increased to \$789.00. The building improvement value was \$2800. The owner was still Hewitt.

1844.....At this date in the Tax Assessment Records the lot had been subdivided into northern and southern properties. In 1859 a background section was also included. These are given individual listings.

Lot 26 South (Sublots 844, 38)
406 6 Street

The southern section of original Lot 26 was located in a southeastern quadrant of the square. It was a slender rectangular area. The Baist Plat Map of 1919 named the lot No. 844, and the PADC Property Map indicated the change to No. 38.

1844.....James Adams had assumed ownership of this subdivision of Lot 26. The lot was assessed \$600.00.

1859.....James Adams relinquished ownership of the property to Henry Condict. The value was \$1,628.00. The Records did not show an improvement value this year.

1870.....The owner did not change from the previous Record. The assessed value of building improvements was \$3,200.00.

1874

to

1886.....G. J. Bond, a lawyer, was periodically listed in the Directories.

1878/79..Condict's lot assessment dropped to \$2,072.00.

1883/84..Belle Bond appeared as the new lot owner. A further depreciation in the land value occurred, to \$1850.00.

1893/94..Christian Ruppert acquired the title from Belle Bond. \$2,812.00 was the value of the lot, and \$3,500.00 was the improvement value.

1899/

1900.....Edwin Sutherland was listed as the owner. The lot value remained at \$2,812.00, while the improvement value decreased to \$2,800.00.

1903

to

1910.....A dentist named Charles A. Stewart had an office in the building.

Mary C. Cahill ran a boarding house at 408 6 Street in 1903.

1915

to

1919.....Various tenants included Ludwig and Helen Borner, Helen Cox and Henry O'annan.

1922

to

1944.....Margaret Price lived at 408 6 Street for twenty-two years.

1950.....The building was vacant.

1960

to

1967.....There was no listing for 408 6 Street during these years.

1981.....The Patrick Henry Building occupied a large part of the eastern (half) side of the Square.

Lot 26 North (Sublots 843,38)
408 Sixth Street

The northern section of original Lot 26 was a rectangular area which had an approximate 25' Sixth Street frontage. It was located in a southeastern quadrant of the Square. The Baist Plat Map of 1919 indicated 408 Sixth Street had been named 843. According to the PADC Property Map, the lot was renamed 38. Until 1915 the City Directories were not helpful in establishing tenant trends.

1844.....Thomas Barnes was the owner of this part of original Lot 26. \$1,005.00 was the lot value.

1859.....Barnes' ground assessment appreciated significantly to \$2,468.00.

1870.....Only the improvement value was given in the Records, this of \$3,200.00. Thomas Barnes was still the owner.

1878/79..Again an increase in Barnes' property value was indicated, to \$3,142.00. An improvement value was not given.

1883/84..Barnes was still titled the property. Its assessment was \$2,581.00, a slight drop from the previous record. A building improvement assessment was not given.

1893/94..T. Barnes, the long term owner of the property, relinquished ownership to Smith Townshend. The lot and building improvement values were \$3,927.00 and \$3,500.00, respectively.

1895.....Townshend, a physician, was listed in the Directory.

1899/

1900.....Townshend's ownership was now assumed by Ignatius Miller. The lot value remained at the 1893/94 figure (\$3,927.00). The building improvement value was \$2,800.00.

1900
to

1903.....The Directories listed Charles A. Stewart, a dentist, at this address. (After 1903 Stewart was established at 406 Sixth Street.)

1908

to

1915.....The offices of Robert J. Strong and Company, patent attorneys/claim agents, re-established the tradition of professional concerns at 406 6 Street.

1917

to

1940.....Laura E. Hanson was a long-term tenant at this address.

1981.....The Patrick Henry Building is situated on much of the eastern half of Square 457.

Lot 26 Background

The western background property of original Lot 26 was first listed in the 1859 Tax Assessment Record. From contemporary plat maps the exact location of the lot is unidentifiable.

1859.....Alexander Lee had acquired the title. His lot was assessed \$243.00.

1870.....There was no records for this date.

1878/79..Now owned by Miranda B. Smith, the lot was valued at \$309.00.

1883/84..Smith had transferred her title to Laura A. McCann. The lot assessment dropped to \$276.00.

1893/94

and

1899/

1900.....Another change of ownership had occurred, to Samuel S. Hoover. The lot value had risen to \$420.00. No building improvement assessment was listed.

SOURCES

Baist Real Estate Atlas

Bastert and Enthoffer Plat Maps

Boyd's City Directories

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~~District of Columbia~~ General Assessment Records

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Property Map for Downtown Urban Renewal Area for District of Columbia Redevelopment
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